

## **§ 3565.107**

### **§ 3565.107 [Reserved]**

### **§ 3565.108 Responsibility for actions of agents and mortgage brokers.**

An approved lender is responsible for the actions of its agents and mortgage brokers.

### **§ 3565.109 Minimum loan prohibition.**

A lender must not establish a minimum loan amount for loans under this program.

### **§ 3565.110 Insolvency of lender.**

The Agency may require a lender to transfer a guaranteed loan or loans to another approved lender prior to a determination of insolvency by the lender. If the lender fails to transfer a loan when required, the guarantee will be considered null and void.

### **§ 3565.111 Lobbying activities.**

An approved lender must comply with RD Instruction 1940-Q (available in any Rural Development Office) regarding lobbying activities.

### **§§ 3565.112–3565.149 [Reserved]**

### **§ 3565.150 OMB control number.**

According to the Paperwork Reduction Act of 1995, no party is required to respond to a collection of information unless it displays a valid OMB control number. The valid OMB control number for this information collection is 0575–0174.

## **Subpart D—Borrower Eligibility Requirements**

### **§ 3565.151 Eligible borrowers.**

Guaranteed loans must be made to an eligible borrower whose intention is to provide and maintain rural rental housing. The ownership entity must be a valid entity in good standing under the laws of the jurisdiction in which it is organized. Eligible borrowers shall include individuals, corporations, state or local public agencies or an instrumentality thereof, partnerships, limited liability companies, trusts, Indian tribes, or any organization deemed eligible by the Agency. Eligible borrowers must be U.S. citizens or permanent legal residents; a U.S. owned corpora-

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tion, or a limited liability company, or partnership in which the principals are U.S. citizens or permanent legal residents.

### **§ 3565.152 Control of land.**

At time of application, the lender must have evidence of site control by the borrower (option to purchase, lease, deed or other evidence acceptable to the Agency). At the time of loan closing, the lender's closing docket must provide documentary evidence that the borrower owns or has a long-term lease on the land on which the housing is or will be located. The form of ownership or the leasehold agreement must meet Agency requirements. Notwithstanding any investment in the site, the site may not be accepted based on the Agency's environmental assessment.

### **§ 3565.153 Experience and capacity of borrower.**

At the time of application, the lender must certify that the borrower:

(a) Has the ability and experience to construct or rehabilitate multifamily housing that meets the requirements established by the Agency, the lender and the loan agreement;

(b) Has the legal and financial capacity to meet all of the obligations of the loan; and

(c) Has the ability and experience to meet the property management requirements established by the Agency, the lender, and the loan agreement.

### **§ 3565.154 Previous participation in state and federal programs.**

Loans to borrowers who are delinquent on a federal debt may not be guaranteed. Furthermore, borrowers or principals thereof who have defaulted on state or local government loans will not be eligible for a guarantee unless the Agency determines that the default was beyond the borrower's control, and that the identifiable reasons for the default no longer exist. At the time of application, the lender must obtain from the borrower a certification that the